



**The Ride, EN3 7DZ**

Offers in the Region Of £600,000

Freehold

**Castles**



## The Ride, EN3 7DZ

A rare opportunity to purchase a larger than average detached family house located off the Hertford Road within approx. 0.5 miles of Southbury and Ponders End BR stations (both serving London Liverpool Street/ Tottenham Hale). This individual property, built in the 1960s, offers 4 spacious bedrooms, 2 reception rooms, a fitted kitchen, first floor shower room, a ground floor WC and an integral garage. It may also be suitable for further alteration, extending or development (subject to the required planning permissions). Other features include central heating, double-glazing, off street parking and a generous garden with an outbuilding which could be converted to an office/gym. Viewing is highly recommended.



Agents Note : The seller has advised us that structural repairs have been completed in 2021 following insurance claims for leakage in the underground drainage system.

EPC Rating: D  
Current: 62 Potential: 80

Council Tax Band: E

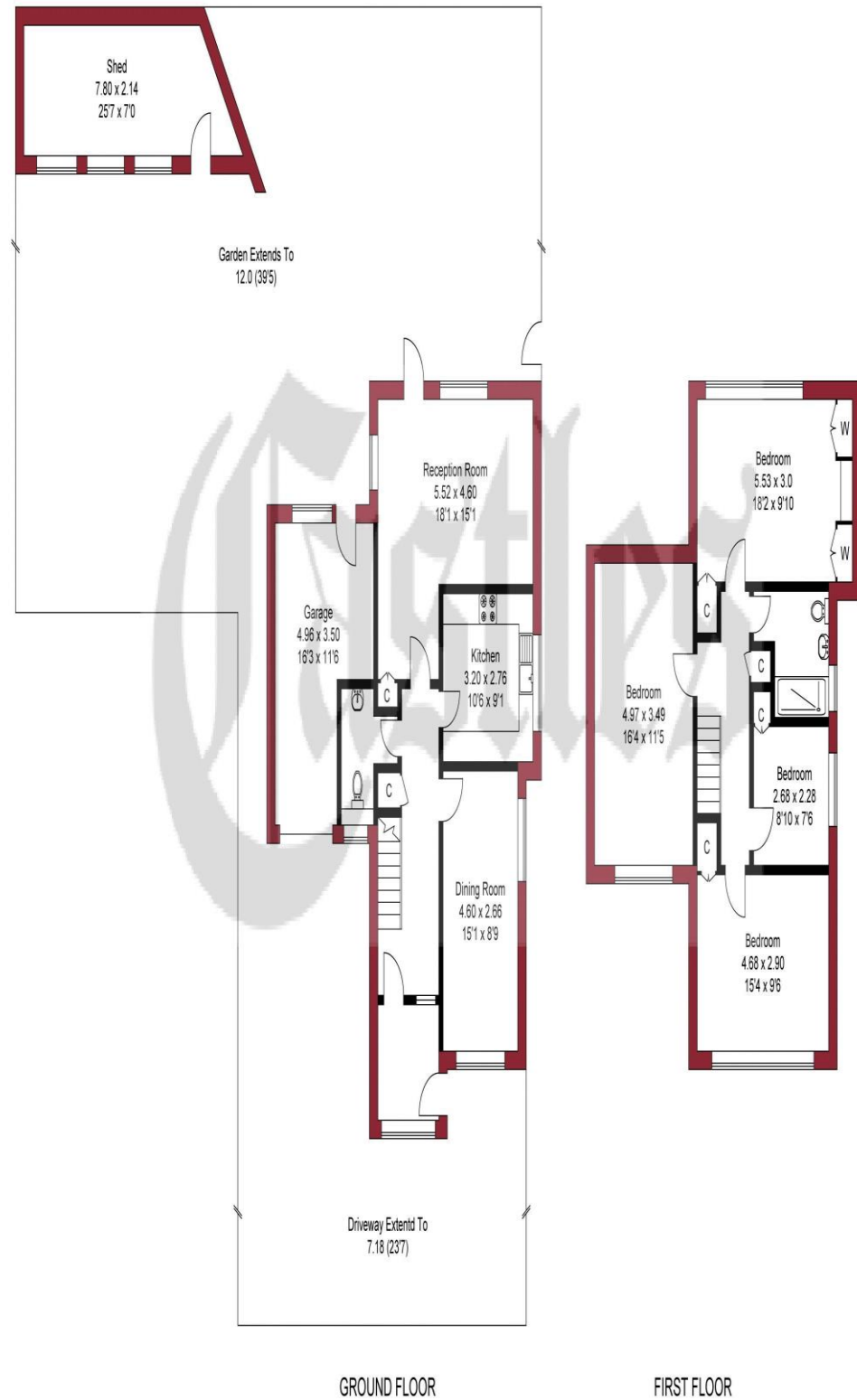
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# Castles

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APPROXIMATE GROSS INTERNAL AREA  
 132.57 sqm / 1426.97 sqft (Excluding Garage & Shed)  
 161.87 sqm / 1742.35 sqft (Including Garage & Shed)



THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

### An overview of Enfield

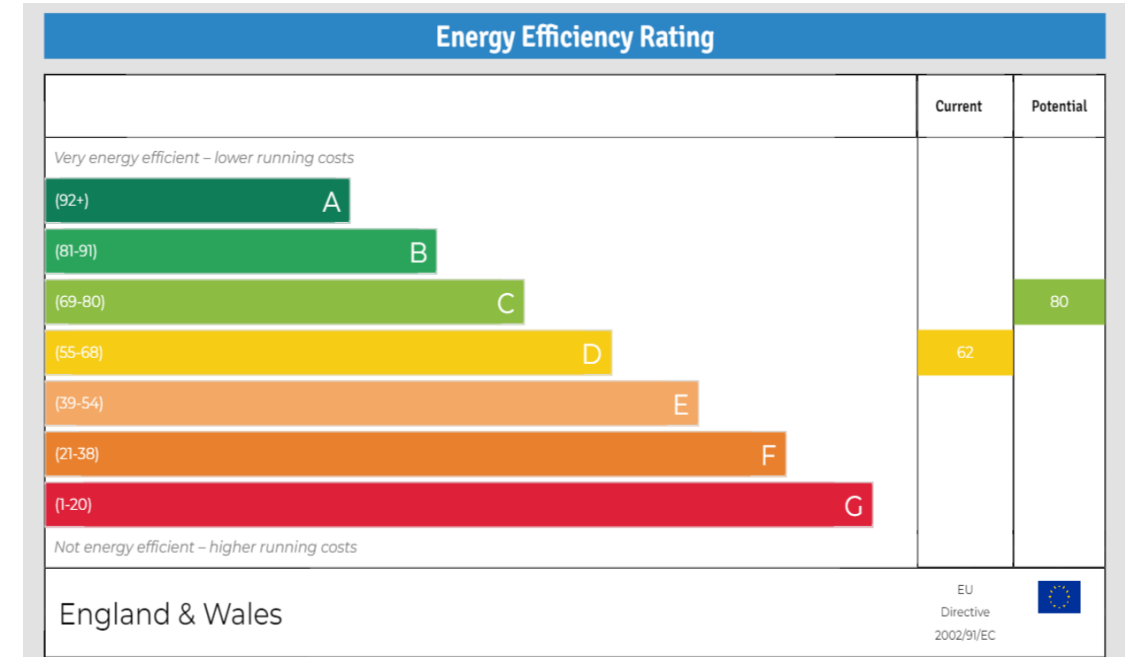
Enfield boasts a proud and distinguished history, home to several country houses and ancient monuments, the area also hosts a notable contingent of famous residents both past and present.

With affordable homes and a safe, green environment, Enfield attracts many buyers pleasantly surprised by the good value of property compared to some of the more pricey neighbouring boroughs.

On the lush, green perimeter of London, Enfield has excellent transport links with a quick and easy train journey into the City and West End.

There are a range of activities to keep residents busy in the borough with seven bustling shopping areas, 900 hectares of parks, three golf clubs, and numerous cinemas, theatres and museums. There is a diverse community residing in the area.

Notable for its range of great schools, vast green spaces and bustling retail centres, as well as good transport links to the rest of the city, Enfield is undoubtedly a thriving place to live and work and proves an excellent choice for first time buyers, families, young professionals and property investors alike."



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